

## Property Committee Minutes

May 24, 2011

The meeting was called to order by Chairman Renner at 5:30 p.m. Present were Renner, Allen, Kotlowski and Miller. Excused, Griffin. Also present were Cindy Phillippi, Tracy Hamman and Chuck Price.

The meeting was properly announced.

Motioned by Allen/Kotlowski to approve the agenda. Motion carried by unanimous voice vote.

Discuss and/or act on Health & Human Services and Community center project. The committee reviewed correspondences and notations received from Ayres Associates and Jack Albert.

Motioned by Allen/Kotlowski to go with option # 1 but to wait a few weeks to award any bids. Motion carried by unanimous voice vote. **Option 1:** Wait a few weeks to verify the extent of damage to the HHS Building, at which time a better informed decision as to the cost (and available funding from insurance payout) will be known. If the cost is >15% or so, it may benefit the County to update the project to include the repair/remodel work in the base bid. The County would then reject all bids and rebid the project with the new work included. If the cost is 15% or less, roll the repair/remodel work into the existing project via Change Order; the downside to this is that the winning bidder will be naming a price for work that they are almost certain to be awarded. This runs the risk of the County having to pay more for the additional work than if it was competitively bid. REMEMBER: There should be no negotiation about the additional work with any contractors prior to obtaining an executed contract or pursuing new bids for a revamped project.

Discuss and/or act on hiring an engineer to access the damage at the Health & Human Services building. The committee requested Tracy Hamman to contact Ayres to obtain a cost estimate from them for a site inspection as it is related to the vehicle damage to the Health & Human Services building.

Discuss and/or act on Health & Human Services and Community center project. Tracy explained the asbestos report as being negative.

Next meeting date is Friday, May 27, 2011 at 8:00 a.m., Room A160.

Motioned by Allen/Kotlowski to adjourn at 6:45 p.m. Motion carried by unanimous voice vote.

Respectfully submitted,

Cindy Phillippi  
Recording Secretary